

FOR LEASE

# RESTAURANT SPACE - DOWNTOWN ROYAL OAK

202 E 3<sup>RD</sup> ST, ROYAL OAK, MI 48067



# PROPERTY DETAILS

**LOCATION:** 202 E 3rd St, Royal Oak, MI 48067

**PROPERTY TYPE:** Restaurant

**DATE AVAILABLE:** April 2025

**RENT:** Ground Level: \$35.00/SF NNN  
Lower Level: \$12.00/SF NNN

**NNN EXPENSE:** \$5.00/SF

**AVAILABLE SPACE:** Ground Level: 6,151 SF  
(Main Floor Dining, Bar Area, and Outdoor Patio)  
Lower Level: 2,000 SF  
(Additional Seating with two Bars and Event Space)

**ZONING:** Neighborhood Business

\$35.00/SF NNN  
GROUND LEVEL

**RENT**

\$12.00/SF NNN  
LOWER LEVEL

**RENT**

## HIGHLIGHTS

- Rare Downtown Royal Oak Turnkey Freestanding Restaurant & Event Space
- Prominent corner location with great visibility
- Outdoor patio available
- First time on the market in more than a decade
- Located adjacent to Royal Oak's Henry Ford Medical Center, Centennial Commons Park, Farmers Market, City Hall, and a variety of dining, retail, and entertainment establishments.
- High foot traffic in the heart of southeast Michigan's most walkable area
- Royal Oak is Metro Detroit's most central location, minutes away from I-696, I-75, and M-1 (Woodward Avenue).

EXCLUSIVELY LISTED BY:



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# MICRO AERIAL



# MACRO AERIAL

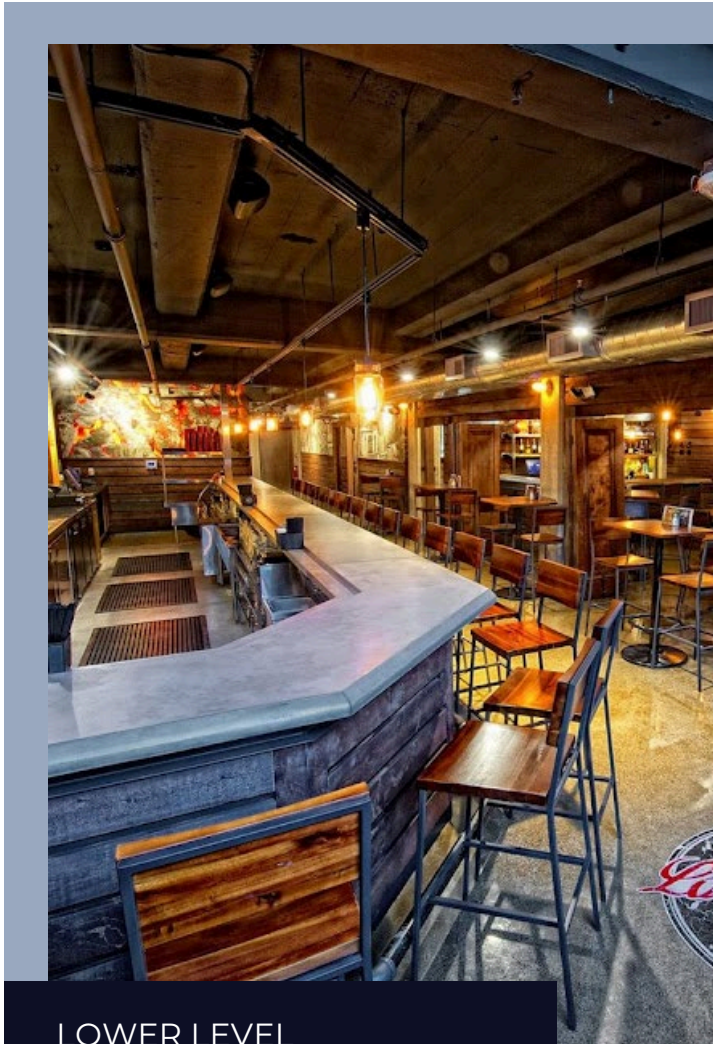


# SITE PHOTOS

## DOWNTOWN

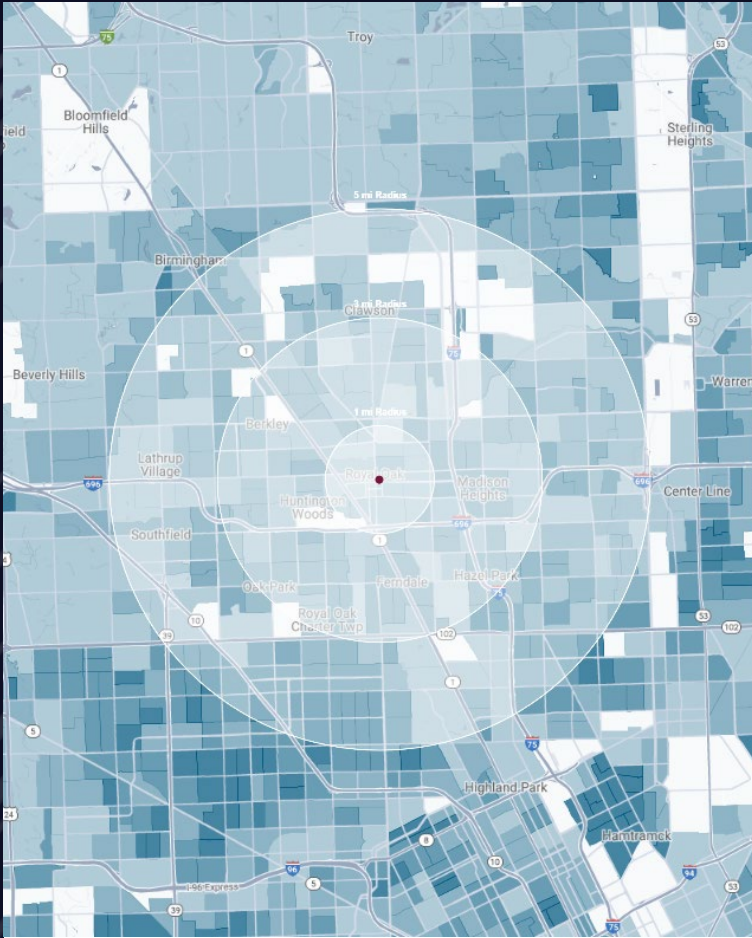


GROUND LEVEL



LOWER LEVEL

# DEMOGRAPHICS



## RESTAURANT SPACE - DOWNTOWN ROYAL OAK

202 E 3<sup>rd</sup> St, Royal Oak, MI 48067

# DEMOGRAPHICS

## POPULATION

	1 MILE	3 MILE	5 MILE
2024 Estimated Population	2,792	57,615	174,649
2029 Projected Population	2,804	56,356	170,193
2020 Census Population	2,496	60,894	185,993
2010 Census Population	2,495	59,799	182,161
Projected Annual Growth 2024 to 2029	-	-0.4%	-0.5%
Historical Annual Growth 2010 to 2024	0.8%	-0.3%	-0.3%

## HOUSEHOLDS

2024 Estimated Households	1,050	25,089	74,979
2029 Projected Households	1,043	24,457	72,801
2020 Census Households	1,002	25,764	77,528
2010 Census Households	984	24,669	73,550
Projected Annual Growth 2024 to 2029	-0.1%	-0.5%	-0.6%
Historical Annual Growth 2010 to 2024	0.5%	0.1%	0.1%

## RACE

2024 Est. White	62.0%	76.1%	75.0%
2024 Est. Black	14.0%	11.6%	13.5%
2024 Est. Asian or Pacific Islander	16.3%	4.4%	3.0%
2024 Est. American Indian or Alaska Native	0.5%	0.4%	0.4%
2024 Est. Other Races	7.2%	7.5%	8.1%

## INCOME

2024 Est. Average Household Income	\$101,609	\$93,111	\$94,100
2024 Est. Median Household Income	\$86,399	\$71,629	\$71,142
2024 Est. Per Capita Income	\$38,417	\$40,703	\$40,499

## BUSINESS

2024 Est. Total Businesses	177	2,071	5,115
2024 Est. Total Employees	2,495	24,416	61,658

## CONTACT US



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